

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	C	Overall
Program Progress:			PJs in State: 10				
% of Funds Committed	100.00 %	99.41 %	1	96.45 %	100	100	
% of Funds Disbursed	98.03 %	94.95 %	1	87.93 %	90	92	
Leveraging Ratio for Rental Activities	3.84	3.64	6	4.73	47	42	
% of Completed Rental Disbursements to All Rental Commitments***	98.62 %	96.96 %	7	83.38 %	42	52	
% of Completed CHDO Disbursements to All CHDO Reservations***	78.60 %	76.34 %	4	70.15 %	57	59	
Low-Income Benefit:							
% of 0-50% AMI Renters to All Renters	71.43 %	76.96 %	7	80.67 %	20	20	
% of 0-30% AMI Renters to All Renters***	38.66 %	51.46 %	6	45.30 %	37	36	
Lease-Up:							
% of Occupied Rental Units to All Completed Rental Units***	99.16 %	87.43 %	3	95.32 %	51	53	
Overall Ranking:			In State: 3 / 10		Nationally: 67 70		
HOME Cost Per Unit and Number of Completed Units:							
Rental Unit	\$24,352	\$14,435		\$26,635	119 Units	7.80 %	
Homebuyer Unit	\$8,183	\$13,999		\$14,938	861 Units	56.60 %	
Homeowner-Rehab Unit	\$11,905	\$15,835		\$20,675	152 Units	10.00 %	
TBRA Unit	\$583	\$2,612		\$3,216	390 Units	25.60 %	

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Racine WI

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
PJ:	\$71,019	\$48,317	\$14,013
State:*	\$64,502	\$74,425	\$17,641
National:**	\$95,185	\$74,993	\$23,434

CHDO Operating Expenses:
(% of allocation)

PJ: 2.9 %
National Avg: 1.1 %

R.S. Means Cost Index: 1.02

	Rental %	Homebuyer %	Homeowner %	TBRA %		Rental %	Homebuyer %	Homeowner %	TBRA %
RACE:					HOUSEHOLD TYPE:				
White:	19.5	20.2	75.7	18.5	Single/Non-Elderly:	35.6	14.8	36.8	50.0
Black/African American:	64.4	27.3	13.2	68.5	Elderly:	1.7	1.6	19.1	2.2
Asian:	0.0	0.1	0.0	0.6	Related/Single Parent:	44.9	44.9	17.1	37.1
American Indian/Alaska Native:	0.0	0.2	0.0	0.0	Related/Two Parent:	11.9	34.5	22.4	6.7
Native Hawaiian/Pacific Islander:	0.0	0.0	0.0	0.0	Other:	5.9	3.0	2.6	3.9
American Indian/Alaska Native and White:	0.0	0.0	0.0	0.0					
Asian and White:	0.0	0.0	0.0	0.0					
Black/African American and White:	0.0	0.0	0.0	0.0					
American Indian/Alaska Native and Black:	0.0	0.0	0.0	0.0					
Other Multi Racial:	0.0	0.0	0.0	0.0					
Asian/Pacific Islander:	0.0	0.6	0.0	0.0					
ETHNICITY:									
Hispanic	16.1	51.6	11.2	12.4					
HOUSEHOLD SIZE:					SUPPLEMENTAL RENTAL ASSISTANCE:				
1 Person:	30.5	13.3	34.2	49.4	Section 8:	12.7	0.2 [#]		
2 Persons:	23.7	10.2	30.9	14.0	HOME TBRA:	0.0			
3 Persons:	14.4	38.9	15.1	19.1	Other:	5.1			
4 Persons:	8.5	18.2	6.6	10.1	No Assistance:	82.2			
5 Persons:	11.9	11.8	6.6	5.6					
6 Persons:	5.9	5.7	3.9	0.6					
7 Persons:	2.5	1.2	1.3	1.1					
8 or more Persons:	2.5	0.8	1.3	0.0					
					# of Section 504 Compliant Units / Completed Units Since 2001				7

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Racine State: WI Group Rank: 67
 (Percentile)
 State Rank: 3 / 10 PJs Overall Rank: 70
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 76.20%	98.62	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 50.90%	78.6	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	71.43	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 90.88%	99.16	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.550	0.41	

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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